



DEPARTMENT OF THE NAVY  
NORTHERN DIVISION  
NAVAL FACILITIES ENGINEERING COMMAND  
PHILADELPHIA, PENNSYLVANIA 19112-5094

IN REPLY REFER TO.

27 November 1989

William D. Franz, Chief  
Environmental Review Branch  
Planning and Management Division  
US Environmental Protection Agency  
Region 5  
230 South Dearborn Street  
Chicago, IL 60604

EPA Region 5 Records Ctr.



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ENVIRONMENTAL REVIEW BRANCH  
PLANNING & MANAGEMENT DIV.

Dear Mr. Franz:

In response to your letter of 17 Oct 1989, wherein you raised concerns on the Navy's plans to replace family housing units at the Naval Air Station Glenview, IL, the following comments are offered:

Asbestos Removal

The existing family housing units to be demolished contain asbestos floor tiles and siding/shingles. As required by the Navy's Request for Proposals (RFP), the contractor will be required to remove and dispose of all asbestos materials in accordance with all federal, state, and local criteria. In addition, the contractor must obtain all required permits and approvals for the work. The contractor will be required to use the wet removal technique for asbestos removal, bag the asbestos-containing material and secure the work area with a fence.

Hazardous Waste Sites

An environmental soil boring investigation was recently completed for the two areas of concern located near the family housing site (Site 1, former fire fighting training site; Site 2, former landfill/trash burning site). The report concluded that the limited soil contamination found at the former fire fighting training site was within the Illinois Environmental Protection Agency recommended guidelines. However, the report did recommend that any direct contact area (such as playgrounds, ball fields, etc) be sampled/tested during the construction phase for final verification. Consequently, sampling will be performed by the Navy subsequent to completion of rough grading for the proposed mobile home site (Site 1). Soil samples will also be taken of the topsoil to be used for final grading. For the safety of contractor personnel, a precautionary statement is included in the Contract Specifications specifying that the contractor is to stop all work and notify the Contracting Officer if a strong chemical odor is detected from the soil during excavation/grading activities.

The report recommended that further work on/at Site 2 should cease until a full investigation is completed under the Navy's Installation Restoration (IR) Program. The IR Program for the Station has commenced with the awarding of a contract to complete the Site Inspection (SI) phase of the IR Program. The study will include the nine identified potentially hazardous waste sites and will determine the presence or absence, as well as order of magnitude, of specific toxic or hazardous contaminants identified in the Station's Preliminary Assessment or other contaminants which may be in concentrations considered to be hazardous. Field investigations are expected to commence in the summer of 1990.

The PA, prepared in Feb 1988, indicated that three transformers had leaked during storage in the hazardous waste storage area prior to 1987. Smear samples taken and analyzed by US EPA Region 5 indicated PCB contamination had occurred. The transformers and the stained surficial soils have since been removed. This area will be further studied during the ongoing IR program.

The Navy is in the process of preparing closure plans for the following:

- o Bldg 15, Hazardous Waste Container Storage Area and the area in the vicinity of Public Works Bldg 16.
- o The 10,000 gallon underground waste oil storage tank.

#### Underground Storage Tanks

There are no known underground storage tanks within the proposed family housing or mobile home community project areas.

#### Water Quality

The Navy's RFP for the project contains the requirements for environmental protection activities during construction which were identified in the Finding of No Significant Impact (FONSI). The contractor will be required to prepare and submit for Navy approval, a complete plan of environmental protection activities (erosion control measures, noise abatement procedures, etc) to be implemented for this project. The Station's construction management/inspection office will ensure these measures are implemented and maintained throughout the duration of construction.

We trust the foregoing satisfies your concerns. Please contact Mr. Robert Ostermueller at 215-897-6263 if you have additional comments or concerns.

Sincerely,

A handwritten signature in cursive script, appearing to read "Carl J. Bysura".

Carl J. Bysura  
Director, Installations Planning Division

Copy to:  
Commanding Officer  
Naval Air Station Glenview